





Immaculately presented two double bedroom ground floor apartment set within beautifully maintained grounds in this sought after location only 0.4 miles to city station and St Albans city centre with its array of shops and amenities. You are welcomed by a light & spacious entrance hall leading to the two bedrooms, the second making an ideal guest room and/or home office space, fully tiled modern shower room, lounge diner with sliding patio doors, quality fitted kitchen with cream gloss units, integrated fridge freezer and dishwasher.

Asking Price: £415,000

The property further benefits from its own enclosed terrace, single garage and a private residence car park offering ample parking. Being sold with no onward chain.





Bedroom 1 3.88m x 3.50m (12'9" x 11'6").

Bedroom 2 2.87m x 2.70m (9'5" x 8'10").

Living Room 4.41m x 4.21m (14'6" x 13'10").

Kitchen 3.72m x 2.17m (12'2" x 7'1").

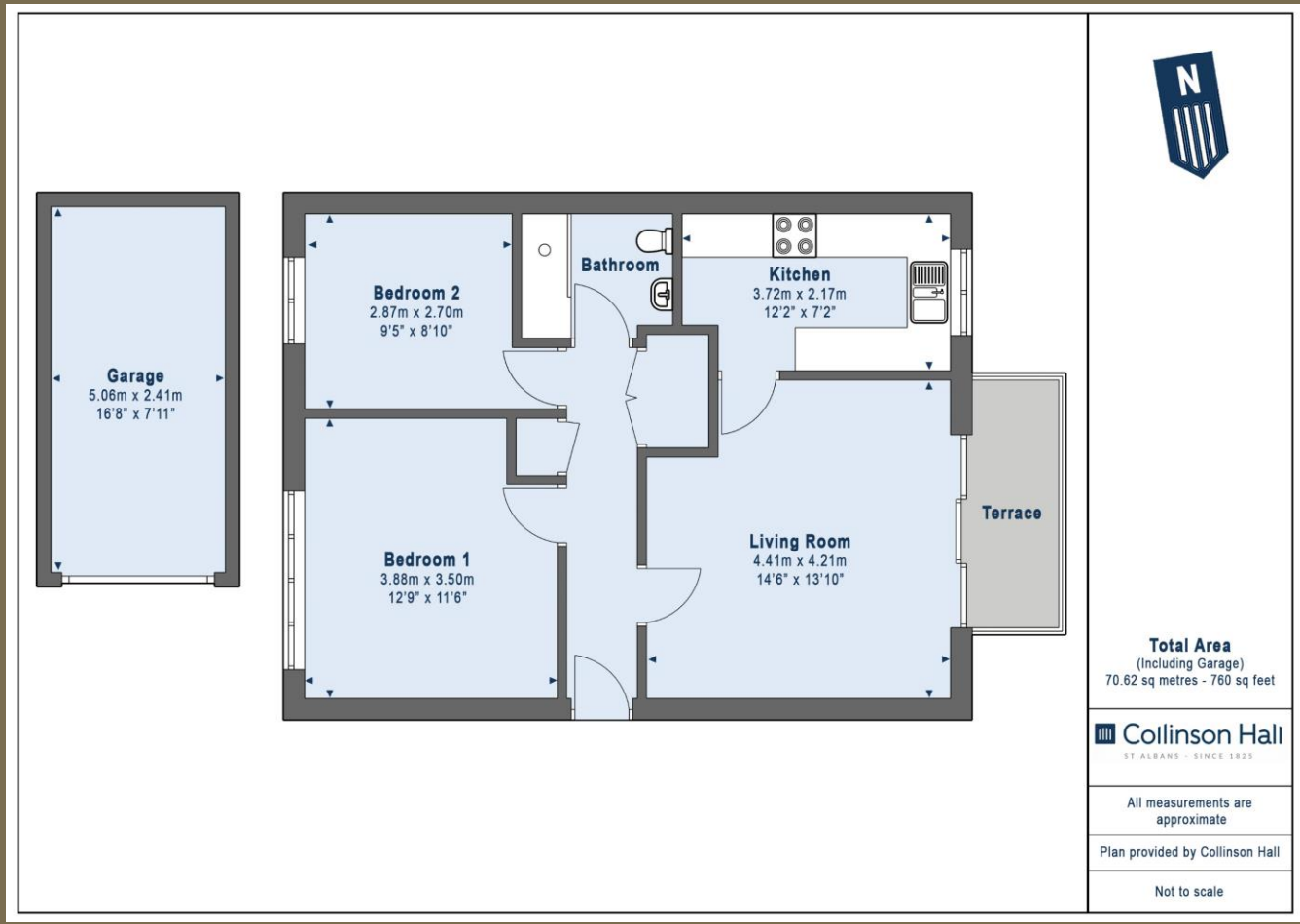
Bathroom

Terrace

Garage 5.06m x 2.41m (16'7" x 7'11").







PLEASE NOTE

These particulars do not constitute an offer or contract in whole or in part. Please note that these details have been prepared for prospective purchasers as a general guide. We have endeavoured to be accurate in their preparation, but any intending purchaser should not rely on them as statements or representations of fact. In respect of the floor plans, these are for illustrative purposes only and room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore may include cupboards/shelves, etc. No responsibility is taken for any error. Accordingly they should not be relied upon for carpets and furnishings. The services, systems and appliances at the property have not been tested and no guarantee as to their operability or efficiency can be given.



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